

EXHIBIT A

Ronus, Inc.
Piazza at Paces
3290 Northside Parkway, Suite 225
Atlanta, GA 30327

Attn: Omega Rogers

INVOICE NO. 523321

File No. 28210-0198
February 10, 2009

Matter Name: Ronus Properties - Circuit City

For legal services rendered through January 31, 2009
as shown by the attached supporting schedule.

TIME AND FEE SUMMARY

| | | |
|-----------|--------------------------|--------|
| Byrne, TM | 0.60 hours at \$480.00 = | 288.00 |
| Warco, LJ | 2.50 hours at \$390.00 = | 975.00 |

| | |
|--------------------|------------|
| Total Current Fees | \$1,263.00 |
|--------------------|------------|

| | |
|-----------------------|------------|
| Total Current Invoice | \$1,263.00 |
| | ===== |

De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 523321

Feb 10, 2009 PAGE 2

Matter Name: Ronus Properties - Circuit City

For legal services rendered
through January 31, 2009

Total Current Fees \$1,263.00

Total Current Invoice \$1,263.00
=====

PLEASE RETURN THIS COPY WITH YOUR REMITTANCE.

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De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 523321

Feb 10, 2009 PAGE 3

Detail Time Entries:

SERVICES OF TM BYRNE

| | | |
|---|---|--------|
| 01/28/09 | Instructions to L. Warco (.1); memo to R. Markham (.1). | 0.20 |
| 01/29/09 | Discuss with L. Warco status of case, debtor's plan regarding leases. | 0.10 |
| 01/30/09 | Memos to R. Markham, L. Warco regarding lease (.2); discuss bar date with Warco; review order (.1). | 0.30 |
| TOTAL HOURS BILLED .60 AT \$480.00 PER HOUR | | 288.00 |

SERVICES OF LJ WARCO

| | | |
|--|---|--------|
| 01/29/09 | Reviewing Order Approving Agency Agreement, Store Closing Sales and Related Relief; reviewing bankruptcy docket to review pleadings filed to date and to determine whether any steps to assume or reject leases have occurred; telephone call with Debtor's counsel to discuss status of leases | 1.90 |
| 01/30/09 | Reviewing bankruptcy docket to determine bar date for filing proof of claims and email to Nancy Morton re: bankruptcy process | 0.60 |
| TOTAL HOURS BILLED 2.50 AT \$390.00 PER HOUR | | 975.00 |

Total Current Fees \$1,263.00

Total Current Invoice \$1,263.00

De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 523321

Feb 10, 2009 PAGE 4

BILLING SUMMARY

| | |
|-------------------------------|-------------|
| PREVIOUS BALANCE | \$665.69 |
| PAYMENTS RECEIVED - THANK YOU | (\$558.04) |
| CURRENT INVOICE | \$1,263.00 |
| | <hr/> |
| TOTAL BALANCE DUE | \$1,370.65 |
| | ===== |

Ronus, Inc.
Piazza at Paces
3290 Northside Parkway, Suite 225
Atlanta, GA 30327

Attn: Omega Rogers

INVOICE NO. 526345

File No. 28210-0198
March 10, 2009

Matter Name: Ronus Properties - Circuit City

For legal services rendered through February 28, 2009
as shown by the attached supporting schedule.

TIME AND FEE SUMMARY

| | | |
|------------|---------------------------|---------|
| Byrne, TM | 0.80 hours at \$480.00 = | 384.00 |
| Briody, JJ | 13.80 hours at \$400.00 = | 5520.00 |
| Warco, LJ | 14.30 hours at \$390.00 = | 5577.00 |

| | |
|--------------------|-------------|
| Total Current Fees | \$11,481.00 |
|--------------------|-------------|

| | |
|-----------------------|-------------|
| Total Current Invoice | \$11,481.00 |
| | ===== |

De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 526345

Mar 10, 2009 PAGE 2

Matter Name: Ronus Properties - Circuit City

For legal services rendered
through February 28, 2009

Total Current Fees \$11,481.00

Total Current Invoice \$11,481.00
=====

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De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 526345

Mar 10, 2009 PAGE 3

Detail Time Entries:

SERVICES OF TM BYRNE

| | | |
|---|--|--------|
| 02/04/09 | Review lease marketing motion and L. Warco memo; instructions to L. Warco. | 0.40 |
| 02/06/09 | Review R. Markham and L. Warco memos; instructions to L. Warco. | 0.10 |
| 02/10/09 | Review objection draft; memo to L. Warco. | 0.10 |
| 02/17/09 | Review M. Garrett and L. Warco memos regarding POC, etc. | 0.10 |
| 02/27/09 | Review L. Warco memo regarding deadlines. | 0.10 |
| TOTAL HOURS BILLED .80 AT \$480.00 PER HOUR | | 384.00 |

SERVICES OF JJ BRIODY

| | | |
|---|---|---------|
| 02/06/09 | Review and respond to e-mails regarding assignment. | 0.20 |
| 02/10/09 | Review proposed objection filing, lists, e-mails and rules. | 1.20 |
| 02/11/09 | Review motion and notice; work on filing; review e-mails. | 1.80 |
| 02/12/09 | Review motion and opposition; prepare for hearing. | 2.30 |
| 02/13/09 | Travel to and participate in bankruptcy court hearing. | 7.80 |
| 02/17/09 | Review e-mail. | 0.20 |
| 02/26/09 | Review e-mails; call with L. Warco. | 0.30 |
| TOTAL HOURS BILLED 13.80 AT \$400.00 PER HOUR | | 5520.00 |

De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 526345

Mar 10, 2009 PAGE 4

SERVICES OF LJ WARCO

| | | |
|----------|--|------|
| 02/04/09 | Reviewing docket and motions and other pleadings filed; reviewing motion to sell certain assets at leased premises and motion to establish procedures to market leases and sending email to Richard Markham re: potential objections to each | 1.30 |
| 02/06/09 | Reviewing docket and motions and other pleadings filed | 0.40 |
| 02/07/09 | Preparing objection to Debtors' motion to establish procedures to market leases | 3.70 |
| 02/09/09 | Preparing objection to Debtors' motion to establish procedures to market leases | 4.20 |
| 02/10/09 | Working on objection to Debtor's motion to market leases | 1.30 |
| 02/11/09 | Finalizing objection to Debtor's motion to market leases | 0.80 |
| 02/12/09 | Telephone conversation with Jim Briody re: Friday's hearing on procedures to market leases | 0.20 |
| 02/16/09 | Reviewing docket and responding to email from Margaret Garrett re: payment of 2008 real estate taxes | 0.60 |
| 02/17/09 | Review of docket | 0.20 |
| 02/19/09 | Reviewing docket and recent pleadings and filings | 0.50 |
| 02/25/09 | Reviewing docket and recent pleadings; reviewing order re: marketing of leases and sending email to client re: same | 0.70 |

De Waal, Ronald Mar 10, 2009 PAGE 5
FILE NUMBER: 28210-0198
INVOICE NO.: 526345

02/27/09 Reviewing docket and recent pleadings, 0.40
including amended order on motion to market
leases and sending email to client re: same

TOTAL HOURS BILLED 14.30 AT \$390.00 PER HOUR 5577.00

Total Current Fees \$11,481.00

Total Current Invoice \$11,481.00

De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 526345

Mar 10, 2009 PAGE 6

BILLING SUMMARY

| | |
|-------------------------------|-------------|
| PREVIOUS BALANCE | \$665.69 |
| PAYMENTS RECEIVED - THANK YOU | (\$558.04) |
| CURRENT INVOICE | \$11,481.00 |
| | <hr/> |
| TOTAL BALANCE DUE | \$11,588.65 |
| | ===== |

Ronus, Inc.
Piazza at Paces
3290 Northside Parkway, Suite 225
Atlanta, GA 30327

Attn: Omega Rogers

INVOICE NO. 529964

File No. 28210-0198
April 9, 2009

Matter Name: Ronus Properties - Circuit City

For legal services rendered through March 31, 2009
as shown by the attached supporting schedule.

TIME AND FEE SUMMARY

| | | |
|------------|--------------------------|---------|
| Byrne, TM | 0.30 hours at \$480.00 = | 144.00 |
| Warco, LJ | 3.00 hours at \$390.00 = | 1170.00 |
| LaSota, SM | 4.10 hours at \$340.00 = | 1394.00 |

| | |
|--------------------|------------|
| Total Current Fees | \$2,708.00 |
|--------------------|------------|

| | |
|-----------------------|---------|
| Total Current Charges | \$92.00 |
|-----------------------|---------|

| | |
|-----------------------|------------|
| Total Current Invoice | \$2,800.00 |
|-----------------------|------------|

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De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 529964

Apr 9, 2009 PAGE 2

Matter Name: Ronus Properties - Circuit City

For legal services rendered
through March 31, 2009

| | |
|-----------------------|----------------------------|
| Total Current Fees | \$2,708.00 |
| Total Current Charges | <u>\$92.00</u> |
| Total Current Invoice | <u>\$2,800.00</u> ===== |

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De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 529964

Apr 9, 2009 PAGE 3

Detail Time Entries:

SERVICES OF TM BYRNE

| | | |
|---|---|--------|
| 03/11/09 | Review S. Lasota memo regarding Johnson City lease; replying regarding termination. | 0.20 |
| 03/31/09 | Review M. Garrett memo; memo to L. Warco. | 0.10 |
| TOTAL HOURS BILLED .30 AT \$480.00 PER HOUR | | 144.00 |

SERVICES OF LJ WARCO

| | | |
|--|--|---------|
| 03/02/09 | Reviewing docket and recent pleadings | 0.30 |
| 03/03/09 | Reviewing docket and recent pleadings, including notice of leases bid upon; sending email to Richard Markham re: same | 0.30 |
| 03/04/09 | Reviewing docket and recent pleadings, including rejection notice of unexpired leases and notice of abandonment of personal property | 0.40 |
| 03/05/09 | Reviewing docket and recent pleadings and sending emails to Nancy Morton re: preparing schedule of amounts outstanding | 0.40 |
| 03/11/09 | Reviewing docket and recent pleadings | 0.30 |
| 03/18/09 | Reviewing docket and recent pleadings filed in Circuit City bankruptcy | 0.40 |
| 03/23/09 | Reviewing docket and recent pleadings | 0.30 |
| 03/24/09 | Reviewing docket and recent pleadings | 0.30 |
| 03/27/09 | Reviewing docket and recent pleadings | 0.30 |
| TOTAL HOURS BILLED 3.00 AT \$390.00 PER HOUR | | 1170.00 |

De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 529964

Apr 9, 2009 PAGE 4

SERVICES OF SM LASOTA

| | | |
|--|--|---------|
| 03/16/09 | Review circuit city lease for notice and default provisions; draft notice of termination for circuit city lease in order to clear title issues for pending HHGregg lease; draft title affidavit and notice of termination and follow-up related thereto (1.8); | 1.80 |
| 03/17/09 | Finalize affidavit for recording notice termination of Circuit City Lease; finalize notice of termination and coordinate distribution of documentation for client review, follow-up email correspondence related thereto (0.5); follow-up revisions to affidavit of title upon receipt and review of updated deed information to terminate title claims of successors in interest to current landlord (0.5); | 1.00 |
| 03/18/09 | Review email correspondence in regard to SNDA form from Lender, update SNDA form with tenant information and follow-up correspondence with Tenant counsel related thereto; (0.6); receipt, review email correspondence in regard to updated lease comments and coordinate document comparison, follow-up correspondence with client related thereto (0.3); | 0.90 |
| 03/23/09 | Conference with Liz Henderson in regard to outstanding title issues to finalize HH Gregg lease (0.1), receipt review email correspondence in regard to SNDA and related matters (0.1); | 0.20 |
| 03/30/09 | Follow-up status of resolution of outstanding title issues and email correspondence in regard to finalizing sign exhibits for lease (0.2); | 0.20 |
| TOTAL HOURS BILLED 4.10 AT \$340.00 PER HOUR | | 1394.00 |

De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 529964

Apr 9, 2009 PAGE 5

Total Current Fees \$2,708.00

Related Charges:

| | |
|--|-------|
| Secretarial Overtime | 35.00 |
| Recording Fees for notice of termination / | 57.00 |
| Washington County Register of Deeds / | |
| LFHENDERSON | |

Total Current Charges \$92.00

Total Current Invoice \$2,800.00

De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 529964

Apr 9, 2009 PAGE 6

BILLING SUMMARY

| | |
|-------------------------------|-------------|
| PREVIOUS BALANCE | \$665.69 |
| PAYMENTS RECEIVED ~ THANK YOU | (\$558.04) |
| CURRENT INVOICE | \$2,800.00 |
| | <hr/> |
| TOTAL BALANCE DUE | \$2,907.65 |
| | ===== |

Ronus, Inc.
Piazza at Paces
3290 Northside Parkway, Suite 225
Atlanta, GA 30327

INVOICE NO. 533080

File No. 28210-0198
May 8, 2009

Attn: Omega Rogers

Matter Name: Ronus Properties - Circuit City

For legal services rendered through April 30, 2009
as shown by the attached supporting schedule.

TIME AND FEE SUMMARY

| | | |
|------------|---------------------------|---------|
| Byrne, TM | 0.30 hours at \$480.00 = | 144.00 |
| Briody, JJ | 0.80 hours at \$400.00 = | 320.00 |
| Warco, LJ | 13.00 hours at \$390.00 = | 5070.00 |
| LaSota, SM | 18.60 hours at \$340.00 = | 6324.00 |

Total Current Fees \$11,858.00

Total Current Charges \$28.44

Total Current Invoice \$11,886.44

=====

De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 533080

May 8, 2009 PAGE 2

Matter Name: Ronus Properties - Circuit City

For legal services rendered
through April 30, 2009

| | |
|-----------------------|-------------|
| Total Current Fees | \$11,858.00 |
| Total Current Charges | \$28.44 |
| Total Current Invoice | \$11,886.44 |

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De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 533080

May 8, 2009 PAGE 3

Detail Time Entries:

SERVICES OF TM BYRNE

| | | |
|---|---|--------|
| 04/24/09 | Discuss claim calculation with L. Warco. | 0.10 |
| 04/28/09 | Review draft administrative expense motion; memo to L. Warco (.1); discuss 09 tax claim with L. Warco (.1). | 0.20 |
| TOTAL HOURS BILLED .30 AT \$480.00 PER HOUR | | 144.00 |

SERVICES OF JJ BRIODY

| | | |
|---|--------------------------------|--------|
| 04/29/09 | Review and respond to e-mails. | 0.20 |
| 04/30/09 | Review and prepare filing. | 0.60 |
| TOTAL HOURS BILLED .80 AT \$400.00 PER HOUR | | 320.00 |

SERVICES OF LJ WARCO

| | | |
|----------|--|------|
| 04/02/09 | Reviewing docket in bankruptcy court and recent pleadings | 0.30 |
| 04/13/09 | Reviewing docket in bankruptcy court and recent pleadings | 0.30 |
| 04/17/09 | Reviewing docket in bankruptcy court and recent pleadings | 0.50 |
| 04/22/09 | Reviewing docket in bankruptcy court and recent pleadings | 0.30 |
| 04/23/09 | Preparing proofs of claim and motion for payment of administrative expenses | 3.10 |
| 04/24/09 | Preparing proofs of claim and motion for payment of administrative expenses | 2.50 |

De Waal, Ronald May 8, 2009 PAGE 4
FILE NUMBER: 28210-0198
INVOICE NO.: 533080

| | | |
|----------|---|------|
| 04/27/09 | Preparing proofs of claim and motion for payment of administrative expenses | 4.20 |
| 04/28/09 | Finalizing proofs of claim and motion for payment of administrative expenses | 1.60 |
| 04/30/09 | Telephone conversation with Jim Goldeman, representative of mortgage servicer, re: bankruptcy claim filed on Johnson City Crossing site | 0.20 |

TOTAL HOURS BILLED 13.00 AT \$390.00 PER HOUR 5070.00

SERVICES OF SM LASOTA

| | | |
|----------|--|------|
| 03/19/09 | Review hhgregg amendments to proposed lease draft and prepare for follow-up conference call related thereto (0.6); follow-up review of issues summary from Rob Plowden and status of title review with Liz Henderson (0.1); review comprehensive title issues in response to questions raised by HH Gregg counsel (1.3); follow-up conference with Rob Plowden re: resolution of outstanding issues and pending matters (0.2); | 2.20 |
| 03/20/09 | Begin review of multiple emails and related correspondence in regard to outstanding lease issues (0.3); review proposed tenant feedback to SNDA, update SNDA draft with comparison documentation and coordinate delivery to client for client to transact with lender for approval, related follow-up (2.7) | 3.00 |
| 03/24/09 | Receipt, review email from Justin Leach re: outstanding title issues (0.1); | 0.10 |
| 03/25/09 | Receipt, review email and updated revisions to hhgregg lease from hhgregg counsel; follow-up conference with Rob Plowden; follow-up in regard to utility containment letters and related issues (0.5); | 0.50 |

De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 533080

May 8, 2009 PAGE 5

| | | |
|----------|---|------|
| 03/26/09 | Conference with Liz Henderson re: drafting title matter and affidavit to clear circuit city lease of record (0.2); receipt, review most up to date lease draft from hhgregg and follow-up email correspondence to Justin Leach in regard to status of hhgregg sign design exhibit (0.3); | 0.50 |
| 03/27/09 | Email correspondence with Justin Leach in regard to outstanding lease issues, follow-up with Mary Brannigan in regard to signs and related outstanding matters (0.4); | 0.40 |
| 04/01/09 | Conference call with Justin Leach, hhgregg counsel, in regard to sign panel design and related outstanding issues for lease execution (0.2); review email correspondence and proposed sign panel rendering, related follow-up with clients (0.2); | 0.40 |
| 04/02/09 | Receipt, review correspondence in regard to lender approval of lease issues and pending deposits of tenant improvement allowance, follow-up related thereto (0.4) comprehensive review of loan documentation for lender approval rights related to Tenant Improvement escrow account request and related matters (0.4); | 0.80 |
| 04/03/09 | Initial correspondence and follow-up in regard to form of SNDA and Lender consent thereto (0.7); | 0.70 |
| 04/06/09 | Comprehensive review of status of current title matters and "relocated" utility easements potentially encumbering property; follow-up summary of outstanding issues for hhgregg counsel review to expedite lease execution, related follow-up (1.5); | 1.50 |

De Waal, Ronald

May 8, 2009

PAGE 6

FILE NUMBER: 28210-0198

INVOICE NO.: 533080

| | | |
|----------|---|------|
| 04/08/09 | Email correspondence in regard to status of lease execution and related follow-up (0.1); receipt, review correspondence from local gas utility in regard to easement relocation, conference with Liz Henderson related thereto and follow-up correspondence with hhgregg counsel for resolution of issue (0.2) | 0.30 |
| 04/09/09 | Follow-up in regard to status of pending utility easement relocations, related matters (0.1); | 0.10 |
| 04/10/09 | Follow-up status of utility easement issues in regard to final execution of lease by hhgregg, email correspondence related thereto (0.3); | 0.30 |
| 04/13/09 | Receipt, review email correspondence re: final execution of lease; review Exhibit F and finalize execution version of exhibit; draft correspondence to hhgregg in regard to SAB commitment to finalize easement documentation (1.6); | 1.60 |
| 04/14/09 | Finalize execution draft of lease, comprehensive review of exhibits, finalize draft letter in regard to easement relocation issues, email distribution of lease documentation for execution (0.7); conference call with Donna Wolff re: rent provisions and related matters (0.3) | 1.00 |
| 04/15/09 | Conference call with Donna Wolff re: lease execution logistics and related follow-up for coordinating executed lease copies (0.4); conference call with Justin Leach regarding SNDA and construction allowance distribution (0.2); follow-up conference with R. Plowden re: status of SNDA negotiations; draft proposed additional language for SNDA form; follow-up multiple calls with Justin Leach, hhgregg counsel; correspondence and follow-up with Lender counsel and related matters (1.9); | 2.50 |

De Waal, Ronald

May 8, 2009

PAGE 7

FILE NUMBER: 28210-0198

INVOICE NO.: 533080

| | | |
|----------|---|------|
| 04/16/09 | Receipt, review email correspondence from lender counsel in regard to brokerage agreement issues, conference call with Justin Leach re: status of SNDA issues; review follow-up emails related thereto; (0.2); additional conference call with Justin Leach in re: finalizing SNDA and execution of lease (0.1); | 0.30 |
| 04/17/09 | Receipt, review multiple emails in regard to status of SNDA updates and related matters for pending lease execution (0.2); | 0.20 |
| 04/20/09 | Multiple conference calls in regard to lender approval of SNDA, coordinate updates related thereto; review of proposed first amendment to loan agreement (1.2) follow-up conference with Justin Leach in regard to finalizing transaction and related matters; receipt, review follow-up email from Donna Wolff regarding broker commission (0.1) ; | 1.30 |
| 04/21/09 | Receipt, review executed leases and SNDA forms from Tenant (0.1); conference call with Donna Wolff regarding lease execution and matters related to amended loan agreement (0.2); follow-up, draft cover-letter and coordinate delivery of lease documentation (0.1); | 0.40 |
| 04/22/09 | Receipt, review email from Donna Wolff in regard to wording of lease documentation and review original form for verification of initial form drafting ambiguity (0.3) ; | 0.30 |
| 04/29/09 | Receipt, review multiple emails and follow-up related to proof of claim request by master servicer of Johnson City Crossing loan related to Circuit City Bankruptcy (0.2); | 0.20 |

| | | | |
|--------------------|-------|----------------------|---------|
| TOTAL HOURS BILLED | 18.60 | AT \$340.00 PER HOUR | 6324.00 |
|--------------------|-------|----------------------|---------|

De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 533080

May 8, 2009 PAGE 8

Total Current Fees \$11,858.00

Related Charges:

| | |
|-------------------|-------|
| Computer Research | 1.04 |
| Overnight Courier | 27.40 |

Total Current Charges \$28.44

Total Current Invoice \$11,886.44

De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 533080

May 8, 2009 PAGE 9

BILLING SUMMARY

| | |
|-------------------------------|-------------|
| PREVIOUS BALANCE | \$665.69 |
| PAYMENTS RECEIVED - THANK YOU | (\$558.04) |
| CURRENT INVOICE | \$11,886.44 |
| | <hr/> |
| TOTAL BALANCE DUE | \$11,994.09 |
| | ===== |

Ronus, Inc.
Piazza at Paces
3290 Northside Parkway, Suite 225
Atlanta, GA 30327

INVOICE NO. 536505

File No. 28210-0198
June 10, 2009

Attn: Omega Rogers

Matter Name: Ronus Properties - Circuit City

For legal services rendered through May 31, 2009
as shown by the attached supporting schedule.

TIME AND FEE SUMMARY

| | | |
|------------|--------------------------|---------|
| Byrne, TM | 0.10 hours at \$480.00 = | 48.00 |
| Briody, JJ | 0.40 hours at \$400.00 = | 160.00 |
| Warco, LJ | 3.00 hours at \$390.00 = | 1170.00 |

| | |
|--------------------|------------|
| Total Current Fees | \$1,378.00 |
|--------------------|------------|

| | |
|-----------------------|---------|
| Total Current Charges | \$16.90 |
|-----------------------|---------|

| | |
|-----------------------|------------|
| Total Current Invoice | \$1,394.90 |
| | ===== |

De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 536505

Jun 10, 2009 PAGE 2

Matter Name: Ronus Properties - Circuit City

For legal services rendered
through May 31, 2009

| | |
|-----------------------|------------|
| Total Current Fees | \$1,378.00 |
| Total Current Charges | \$16.90 |
| Total Current Invoice | \$1,394.90 |

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De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 536505

Jun 10, 2009 PAGE 3

Detail Time Entries:

SERVICES OF TM BYRNE

05/14/09 Conference with L. Warco regarding 0.10
administrative claim.

TOTAL HOURS BILLED .10 AT \$480.00 PER HOUR 48.00

SERVICES OF JJ BRIODY

05/01/09 Call with California counsel regarding motion. 0.20

05/08/09 Review voice mail regarding response to motion; 0.20
forward to L. W

TOTAL HOURS BILLED .40 AT \$400.00 PER HOUR 160.00

SERVICES OF LJ WARCO

05/04/09 Reviewing bankruptcy docket and recent 0.50
pleadings

05/11/09 Reviewing bankruptcy docket and recent 0.40
pleadings

05/14/09 Telephone conversation with Debtor's counsel on 1.30
motion for payment of administrative expenses;
sending email to Richard Markham re: same;
sending emails to Margaret Garrett and Nancy
Morton requesting additional information sought
by Debtor

05/18/09 Telephone call with Debtor's counsel regarding 0.20
materials needed to support Ronus's motion for
payment of administrative expenses

05/19/09 Reviewing materials needed to support Ronus's 0.40
motion for payment of administrative expenses
sent by Margaret Garrett and sending same to
Debtor's counsel

De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 536505

Jun 10, 2009 PAGE 4

05/21/09 Reviewing bankruptcy docket and recent 0.20
pleadings

TOTAL HOURS BILLED 3.00 AT \$390.00 PER HOUR 1170.00

Total Current Fees \$1,378.00

Related Charges:

Overnight Courier 16.90

Total Current Charges \$16.90

Total Current Invoice \$1,394.90

De Waal, Ronald

Jun 10, 2009

PAGE 5

FILE NUMBER: 28210-0198

INVOICE NO.: 536505

BILLING SUMMARY

| | |
|-------------------------------|-------------|
| PREVIOUS BALANCE | \$665.69 |
| PAYMENTS RECEIVED - THANK YOU | (\$558.04) |
| CURRENT INVOICE | \$1,394.90 |
| | <hr/> |
| TOTAL BALANCE DUE | \$1,502.55 |
| | ===== |

Ronus, Inc.
Piazza at Paces
3290 Northside Parkway, Suite 225
Atlanta, GA 30327

INVOICE NO. 539181

File No. 28210-0198
July 8, 2009

Attn: Omega Rogers

Matter Name: Ronus Properties - Circuit City

For legal services rendered through June 30, 2009
as shown by the attached supporting schedule.

TIME AND FEE SUMMARY

| | | |
|-----------|--------------------------|---------|
| Byrne, TM | 1.00 hours at \$480.00 = | 480.00 |
| Warco, LJ | 5.80 hours at \$390.00 = | 2262.00 |

| | |
|--------------------|------------|
| Total Current Fees | \$2,742.00 |
|--------------------|------------|

| | |
|-----------------------|------------|
| Total Current Invoice | \$2,742.00 |
| | ===== |

De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 539181

Jul 8, 2009 PAGE 2

Matter Name: Ronus Properties - Circuit City

For legal services rendered
through June 30, 2009

Total Current Fees \$2,742.00

Total Current Invoice \$2,742.00
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PLEASE RETURN THIS COPY WITH YOUR REMITTANCE.

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De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 539181

Jul 8, 2009 PAGE 3

Detail Time Entries:

SERVICES OF TM BYRNE

| | | |
|--|---|--------|
| 06/10/09 | Conference with L. Warco regarding settlement of administrative claims. | 0.30 |
| 06/14/09 | Review L. Warco memo on claim negotiations | 0.10 |
| 06/16/09 | Review R. Markham memo. | 0.10 |
| 06/17/09 | Conference with L. Warco regarding negotiations. | 0.10 |
| 06/19/09 | Conference with L. Warco regarding debtor's draft agreement; review related emails to client. | 0.30 |
| 06/22/09 | Discuss estate counter with L. Warco. | 0.10 |
| TOTAL HOURS BILLED 1.00 AT \$480.00 PER HOUR | | 480.00 |

SERVICES OF LJ WARCO

| | | |
|----------|--|------|
| 06/01/09 | Review of bankruptcy docket and recent pleadings and motions | 0.30 |
| 06/08/09 | Review of docket and recent pleadings and motions | 0.70 |
| 06/10/09 | Telephone call with debtors' counsel regarding potential settlement; discussing same with Tom Byrne; emailing Nancy Morton and Margaret Garrett to confirm receipt of payments | 0.70 |
| 06/14/09 | Drafting and sending email to Richard Markham regarding Debtors' proposed settlement of Ronus's claims for administrative expenses | 0.90 |
| 06/17/09 | Reviewing docket and pleadings filed regarding objections to claims | 0.60 |

De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 539181

Jul 8, 2009 PAGE 4

| | | |
|----------|--|------|
| 06/18/09 | Reviewing docket and pleadings filed regarding objections to claims; email to client regarding settlement options on motion to pay administrative expenses | 0.80 |
| 06/19/09 | Reviewing and editing proposed settlement agreements regarding claims for administrative expenses | 0.80 |
| 06/22/09 | Emails and telephone conversation with Debtor's counsel re: possible settlement of claims for administrative expenses | 0.40 |
| 06/23/09 | Emails and telephone conversation with Debtor's counsel re: possible settlement of claims for administrative expenses; receiving email from Richard Markham agreeing to settlement | 0.50 |
| 06/30/09 | Forwarding signed settlement agreements to counsel for Debtors | 0.10 |

| | | | |
|--------------------|------|----------------------|---------|
| TOTAL HOURS BILLED | 5.80 | AT \$390.00 PER HOUR | 2262.00 |
|--------------------|------|----------------------|---------|

| | |
|--------------------|------------|
| Total Current Fees | \$2,742.00 |
|--------------------|------------|

| | |
|-----------------------|------------|
| Total Current Invoice | \$2,742.00 |
|-----------------------|------------|

De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 539181

Jul 8, 2009 PAGE 5

BILLING SUMMARY

| | |
|-------------------------------|-------------|
| PREVIOUS BALANCE | \$665.69 |
| PAYMENTS RECEIVED - THANK YOU | (\$558.04) |
| CURRENT INVOICE | \$2,742.00 |
| | <hr/> |
| TOTAL BALANCE DUE | \$2,849.65 |
| | ===== |

Ronus, Inc.
Piazza at Paces
3290 Northside Parkway, Suite 225
Atlanta, GA 30327

Attn: Omega Rogers

INVOICE NO. 543907

File No. 28210-0198
August 18, 2009

Matter Name: Ronus Properties - Circuit City

For legal services rendered through July 31, 2009
as shown by the attached supporting schedule.

TIME AND FEE SUMMARY

| | | |
|-----------|--------------------------|--------|
| Warco, LJ | 1.50 hours at \$390.00 = | 585.00 |
|-----------|--------------------------|--------|

| | |
|--------------------|----------|
| Total Current Fees | \$585.00 |
|--------------------|----------|

| | |
|-----------------------|----------|
| Total Current Invoice | \$585.00 |
| | ===== |

De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 543907

Aug 18, 2009 PAGE 2

Matter Name: Ronus Properties - Circuit City

For legal services rendered
through July 31, 2009

Total Current Fees \$585.00

Total Current Invoice \$585.00
=====

PLEASE RETURN THIS COPY WITH YOUR REMITTANCE.

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De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 543907

Aug 18, 2009 PAGE 3

Detail Time Entries:

| SERVICES OF LJ WARCO | | |
|-----------------------|---|----------|
| ----- | | |
| 07/06/09 | Reviewing bankruptcy docket and recent pleadings, including multiple motions to deny claims | 0.90 |
| 07/13/09 | Reviewing bankruptcy court docket and recent pleadings | 0.20 |
| 07/21/09 | Reviewing bankruptcy court docket and recent motions filed | 0.40 |
| TOTAL HOURS BILLED | 1.50 AT \$390.00 PER HOUR | 585.00 |
| Total Current Fees | | \$585.00 |
| Total Current Invoice | | \$585.00 |

De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 543907

Aug 18, 2009 PAGE 4

BILLING SUMMARY

| | |
|-------------------------------|-------------|
| PREVIOUS BALANCE | \$665.69 |
| PAYMENTS RECEIVED - THANK YOU | (\$558.04) |
| CURRENT INVOICE | \$585.00 |
| | <hr/> |
| TOTAL BALANCE DUE | \$692.65 |
| | ===== |

Ronus, Inc.
Piazza at Paces
3290 Northside Parkway, Suite 225
Atlanta, GA 30327

Attn: Omega Rogers

INVOICE NO. 545514

File No. 28210-0198
September 9, 2009

Matter Name: Ronus Properties - Circuit City

For legal services rendered through August 31, 2009
as shown by the attached supporting schedule.

TIME AND FEE SUMMARY

| | | |
|-----------|--------------------------|--------|
| Warco, LJ | 0.80 hours at \$390.00 = | 312.00 |
|-----------|--------------------------|--------|

| | | |
|--------------------|--|----------|
| Total Current Fees | | \$312.00 |
|--------------------|--|----------|

| | | |
|-----------------------|--|----------|
| Total Current Invoice | | \$312.00 |
| | | ===== |

De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 545514

Sep 9, 2009 PAGE 2

Matter Name: Ronus Properties - Circuit City

For legal services rendered
through August 31, 2009

Total Current Fees \$312.00

Total Current Invoice \$312.00

PLEASE RETURN THIS COPY WITH YOUR REMITTANCE.

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De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 545514

Sep 9, 2009 PAGE 3

Detail Time Entries:

| SERVICES OF LJ WARCO | | | |
|-----------------------|--|--|----------|
| ----- | | | |
| 08/19/09 | Reviewing bankruptcy docket and recent motions and pleadings | | 0.30 |
| 08/26/09 | Reviewing bankruptcy docket and related motions and pleadings | | 0.50 |
| TOTAL HOURS BILLED | .80 AT \$390.00 PER HOUR | | 312.00 |
| Total Current Fees | | | \$312.00 |
| Total Current Invoice | | | \$312.00 |

De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 545514

Sep 9, 2009 PAGE 4

BILLING SUMMARY

| | |
|-------------------------------|-------------|
| PREVIOUS BALANCE | \$665.69 |
| PAYMENTS RECEIVED - THANK YOU | (\$558.04) |
| CURRENT INVOICE | \$312.00 |
| | <hr/> |
| TOTAL BALANCE DUE | \$419.65 |
| | ===== |

Ronus, Inc.
Piazza at Paces
3290 Northside Parkway, Suite 225
Atlanta, GA 30327

Attn: Omega Rogers

INVOICE NO. 548261

File No. 28210-0198
October 9, 2009

Matter Name: Ronus Properties - Circuit City

For legal services rendered through September 30, 2009
as shown by the attached supporting schedule.

TIME AND FEE SUMMARY

| | | |
|-----------|--------------------------|--------|
| Warco, LJ | 1.30 hours at \$390.00 = | 507.00 |
|-----------|--------------------------|--------|

| | |
|--------------------|----------|
| Total Current Fees | \$507.00 |
|--------------------|----------|

| | |
|-----------------------|----------|
| Total Current Invoice | \$507.00 |
|-----------------------|----------|

=====

De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 548261

Oct 9, 2009 PAGE 2

Matter Name: Ronus Properties - Circuit City

For legal services rendered
through September 30, 2009

Total Current Fees \$507.00

Total Current Invoice \$507.00
=====

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De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 548261

Oct 9, 2009 PAGE 3

Detail Time Entries:

SERVICES OF LJ WARCO

| | | |
|----------|---|------|
| 09/08/09 | Reviewing the docket and recent pleadings in the Circuit City bankruptcy | 0.20 |
| 09/21/09 | Reviewing docket and recent pleadings | 0.60 |
| 09/29/09 | Reviewing debtors motions to reject certain unsecured claims | 0.50 |

| | | |
|--------------------|---------------------------|--------|
| TOTAL HOURS BILLED | 1.30 AT \$390.00 PER HOUR | 507.00 |
|--------------------|---------------------------|--------|

| | |
|--------------------|----------|
| Total Current Fees | \$507.00 |
|--------------------|----------|

| | |
|-----------------------|----------|
| Total Current Invoice | \$507.00 |
|-----------------------|----------|

De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 548261

Oct 9, 2009 PAGE 4

BILLING SUMMARY

| | |
|-------------------------------|-------------|
| PREVIOUS BALANCE | \$665.69 |
| PAYMENTS RECEIVED - THANK YOU | (\$558.04) |
| CURRENT INVOICE | \$507.00 |
| | <hr/> |
| TOTAL BALANCE DUE | \$614.65 |
| | ===== |

Ronus, Inc.
Piazza at Paces
3290 Northside Parkway, Suite 225
Atlanta, GA 30327

Attn: Omega Rogers

INVOICE NO. 555790

File No. 28210-0198
December 15, 2009

Matter Name: Ronus Properties - Circuit City

For legal services rendered through November 30, 2009
as shown by the attached supporting schedule.

TIME AND FEE SUMMARY

| | | |
|-----------|--------------------------|--------|
| Warco, LJ | 1.40 hours at \$390.00 = | 546.00 |
|-----------|--------------------------|--------|

| | |
|--------------------|----------|
| Total Current Fees | \$546.00 |
|--------------------|----------|

| | |
|-----------------------|--------|
| Total Current Charges | \$2.60 |
|-----------------------|--------|

| | |
|-----------------------|----------|
| Total Current Invoice | \$548.60 |
| | ===== |

De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 555790

Dec 15, 2009 PAGE 2

Matter Name: Ronus Properties - Circuit City

For legal services rendered
through November 30, 2009

| | |
|-----------------------|----------|
| Total Current Fees | \$546.00 |
| Total Current Charges | \$2.60 |
| Total Current Invoice | \$548.60 |

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De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 555790

Dec 15, 2009 PAGE 3

Detail Time Entries:

| SERVICES OF LJ WARCO | | |
|----------------------|---|--------|
| ----- | | |
| 10/12/09 | Reviewing docket in bankruptcy court and recent motions and pleadings | 0.30 |
| 11/03/09 | Reviewing docket in bankruptcy proceedings and relevant pleadings and motions | 0.30 |
| 11/09/09 | Reviewing plan of reorganization and casting ballots in favor of plan | 0.80 |
| TOTAL HOURS BILLED | 1.40 AT \$390.00 PER HOUR | 546.00 |

Total Current Fees \$546.00

Related Charges:

| | |
|-----------------------|----------|
| Copying | 2.60 |
| Total Current Charges | \$2.60 |
| Total Current Invoice | \$548.60 |

De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 555790

Dec 15, 2009 PAGE 4

BILLING SUMMARY

| | |
|-------------------------------|-------------|
| PREVIOUS BALANCE | \$665.69 |
| PAYMENTS RECEIVED - THANK YOU | (\$558.04) |
| CURRENT INVOICE | \$548.60 |
| | <hr/> |
| TOTAL BALANCE DUE | \$656.25 |
| | ===== |

Ronus, Inc.
Piazza at Paces
3290 Northside Parkway, Suite 225
Atlanta, GA 30327

Attn: Omega Rogers

INVOICE NO. 557183

File No. 28210-0198
January 12, 2010

Matter Name: Ronus Properties - Circuit City

For legal services rendered through December 31, 2009
as shown by the attached supporting schedule.

TIME AND FEE SUMMARY

| | | |
|-----------|--------------------------|--------|
| Warco, LJ | 0.60 hours at \$390.00 = | 234.00 |
|-----------|--------------------------|--------|

| | |
|--------------------|----------|
| Total Current Fees | \$234.00 |
|--------------------|----------|

| | |
|-----------------------|----------|
| Total Current Invoice | \$234.00 |
|-----------------------|----------|

=====

De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 557183

Jan 12, 2010 PAGE 2

Matter Name: Ronus Properties - Circuit City

For legal services rendered
through December 31, 2009

Total Current Fees \$234.00

Total Current Invoice \$234.00
=====

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De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 557183

Jan 12, 2010 PAGE 3

Detail Time Entries:

SERVICES OF LJ WARCO

12/01/09 Reviewing docket and related pleadings and 0.60
 motions bankruptcy proceedings

TOTAL HOURS BILLED .60 AT \$390.00 PER HOUR 234.00

Total Current Fees \$234.00

Total Current Invoice \$234.00

De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 557183

Jan 12, 2010 PAGE 4

BILLING SUMMARY

| | |
|-------------------------------|-------------|
| PREVIOUS BALANCE | \$665.69 |
| PAYMENTS RECEIVED - THANK YOU | (\$558.04) |
| CURRENT INVOICE | \$234.00 |
| | <hr/> |
| TOTAL BALANCE DUE | \$341.65 |
| | ===== |

Ronus, Inc.
Piazza at Paces
3290 Northside Parkway, Suite 225
Atlanta, GA 30327

Attn: Omega Rogers

INVOICE NO. 563887

File No. 28210-0198
March 15, 2010

Matter Name: Ronus Properties - Circuit City

For legal services rendered through February 28, 2010
as shown by the attached supporting schedule.

TIME AND FEE SUMMARY

| | | |
|-----------|--------------------------|--------|
| Warco, LJ | 0.80 hours at \$405.00 = | 324.00 |
|-----------|--------------------------|--------|

| | |
|--------------------|----------|
| Total Current Fees | \$324.00 |
|--------------------|----------|

| | |
|-----------------------|----------|
| Total Current Invoice | \$324.00 |
|-----------------------|----------|

=====

De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 563887

Mar 15, 2010 PAGE 2

Matter Name: Ronus Properties - Circuit City

For legal services rendered
through February 28, 2010

Total Current Fees \$324.00

Total Current Invoice \$324.00
=====

PLEASE RETURN THIS COPY WITH YOUR REMITTANCE.

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REMITTANCE COPY
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De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 563887

Mar 15, 2010 PAGE 3

Detail Time Entries:

SERVICES OF LJ WARCO

| | | |
|----------|---|------|
| 01/04/10 | Reviewing filings and recent pleadings on bankruptcy docket | 0.30 |
| 01/17/10 | Reviewing bankruptcy docket in Circuit City bankruptcy | 0.10 |
| 02/23/10 | Reviewing bankruptcy docket and recent motions and pleadings | 0.40 |

| | | |
|--------------------|--------------------------|--------|
| TOTAL HOURS BILLED | .80 AT \$405.00 PER HOUR | 324.00 |
|--------------------|--------------------------|--------|

| | |
|--------------------|----------|
| Total Current Fees | \$324.00 |
|--------------------|----------|

| | |
|-----------------------|----------|
| Total Current Invoice | \$324.00 |
|-----------------------|----------|

De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 563887

Mar 15, 2010 PAGE 4

BILLING SUMMARY

| | |
|-------------------------------|-------------|
| PREVIOUS BALANCE | \$665.69 |
| PAYMENTS RECEIVED - THANK YOU | (\$558.04) |
| CURRENT INVOICE | \$324.00 |
| | <hr/> |
| TOTAL BALANCE DUE | \$431.65 |
| | ===== |

Ronus, Inc.
Piazza at Paces
3290 Northside Parkway, Suite 225
Atlanta, GA 30327

Attn: Omega Rogers

INVOICE NO. 565599

File No. 28210-0198
April 9, 2010

Matter Name: Ronus Properties - Circuit City

For legal services rendered through March 31, 2010
as shown by the attached supporting schedule.

TIME AND FEE SUMMARY

| | | |
|-----------|--------------------------|--------|
| Byrne, TM | 0.10 hours at \$480.00 = | 48.00 |
| Warco, LJ | 0.90 hours at \$405.00 = | 364.50 |
| Spiro, WB | 2.30 hours at \$240.00 = | 552.00 |

| | |
|--------------------|----------|
| Total Current Fees | \$964.50 |
|--------------------|----------|

| | |
|-----------------------|----------|
| Total Current Invoice | \$964.50 |
|-----------------------|----------|

=====

De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 565599

Apr 9, 2010 PAGE 2

Matter Name: Ronus Properties - Circuit City

For legal services rendered
through March 31, 2010

Total Current Fees \$964.50

Total Current Invoice \$964.50
=====

PLEASE RETURN THIS COPY WITH YOUR REMITTANCE.

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De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 565599

Apr 9, 2010 PAGE 3

Detail Time Entries:

SERVICES OF TM BYRNE

03/29/10 Consult with L Warco re claim 0.10

TOTAL HOURS BILLED .10 AT \$480.00 PER HOUR 48.00

SERVICES OF LJ WARCO

03/02/10 Email to Margaret Garrett and Nancy Morton 0.10
regarding deadline for additional motions for
payment of administrative expenses

03/29/10 Reviewing order setting deadline for additional 0.50
administrative expense claims; working on
supplemental motion for administrative expense

03/30/10 Working on supplemental motion for 0.30
administrative expense

TOTAL HOURS BILLED .90 AT \$405.00 PER HOUR 364.50

SERVICES OF WB SPIRO

03/30/10 Prepare separate Supplemental Motions of Ronus 2.20
Meyer/and Plaza and of Johnson City Crossing
for allowance and payment of certain
administrative claims pursuant to 11 U.S.C.
503(b)(1) and 11 U.S.C. 362(d)(3) to be filed
in the Circuit City bankruptcy proceedings
(2009 real estate taxes); discussion with L.
Warco re same; finalize and send supplemental
motions to claims agent for filing.

03/31/10 Confirm that claims agent received for filing 0.10
separate Supplemental Motions of Ronus
Meyerland and Johnson City Crossing for
Allowance and Payment of Certain Administrative
Claims Pursuant to 11 U.S.C. 503(b)(1) and 11
U.S.C. 365 (d)(3).

De Waal, Ronald

Apr 9, 2010

PAGE 4

FILE NUMBER: 28210-0198

INVOICE NO.: 565599

| | | | | | |
|--------------------|------|----|----------|----------|--------|
| TOTAL HOURS BILLED | 2.30 | AT | \$240.00 | PER HOUR | 552.00 |
|--------------------|------|----|----------|----------|--------|

| | |
|--------------------|----------|
| Total Current Fees | \$964.50 |
|--------------------|----------|

| | |
|-----------------------|----------|
| Total Current Invoice | \$964.50 |
|-----------------------|----------|

De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 565599

Apr 9, 2010 PAGE 5

BILLING SUMMARY

| | |
|-------------------------------|-------------|
| PREVIOUS BALANCE | \$665.69 |
| PAYMENTS RECEIVED - THANK YOU | (\$558.04) |
| CURRENT INVOICE | \$964.50 |
| | <hr/> |
| TOTAL BALANCE DUE | \$1,072.15 |
| | ===== |

Ronus, Inc.
Piazza at Paces
3290 Northside Parkway, Suite 225
Atlanta, GA 30327

INVOICE NO. 568900

File No. 28210-0198
May 10, 2010

Attn: Omega Rogers

Matter Name: Ronus Properties - Circuit City

For legal services rendered through April 30, 2010
as shown by the attached supporting schedule.

TIME AND FEE SUMMARY

| | | |
|------------|--------------------------|--------|
| Briody, JJ | 0.20 hours at \$400.00 = | 80.00 |
| Warco, LJ | 0.80 hours at \$405.00 = | 324.00 |
| Spiro, WB | 0.10 hours at \$240.00 = | 24.00 |

| | |
|--------------------|----------|
| Total Current Fees | \$428.00 |
|--------------------|----------|

| | |
|-----------------------|---------|
| Total Current Charges | \$29.14 |
|-----------------------|---------|

| | |
|-----------------------|----------|
| Total Current Invoice | \$457.14 |
| | ===== |

De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 568900

May 10, 2010 PAGE 2

Matter Name: Ronus Properties - Circuit City

For legal services rendered
through April 30, 2010

| | |
|-----------------------|----------|
| Total Current Fees | \$428.00 |
| Total Current Charges | \$29.14 |
| | <hr/> |
| Total Current Invoice | \$457.14 |
| | ===== |

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De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 568900

May 10, 2010 PAGE 3

Detail Time Entries:

| | | |
|-----------------------|---|--------|
| SERVICES OF JJ BRIODY | | |
| ----- | | |
| 04/20/10 | Review e-mail and issues. | 0.20 |
| TOTAL HOURS BILLED | .20 AT \$400.00 PER HOUR | 80.00 |
| SERVICES OF LJ WARCO | | |
| ----- | | |
| 04/25/10 | Reviewing bankruptcy docket and recent pleadings and motions | 0.80 |
| TOTAL HOURS BILLED | .80 AT \$405.00 PER HOUR | 324.00 |
| SERVICES OF WB SPIRO | | |
| ----- | | |
| 04/05/10 | Receipt from claims agent of file-stamped copies of supplemental motions of Ronus Meyerland and Johnson City Crossing for allowance of payment of certain administrative claims in Circuit City bankruptcy proceedings. | 0.10 |
| TOTAL HOURS BILLED | .10 AT \$240.00 PER HOUR | 24.00 |

Total Current Fees \$428.00

Related Charges:

Overnight Courier 29.14

Total Current Charges \$29.14

Total Current Invoice \$457.14

De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 568900

May 10, 2010 PAGE 4

BILLING SUMMARY

| | |
|-------------------------------|-------------|
| PREVIOUS BALANCE | \$665.69 |
| PAYMENTS RECEIVED - THANK YOU | (\$558.04) |
| CURRENT INVOICE | \$457.14 |
| | <hr/> |
| TOTAL BALANCE DUE | \$564.79 |
| | ===== |

Ronus, Inc.
Piazza at Paces
3290 Northside Parkway, Suite 225
Atlanta, GA 30327

Attn: Omega Rogers

INVOICE NO. 572773

File No. 28210-0198
June 14, 2010

Matter Name: Ronus Properties - Circuit City

For legal services rendered through May 31, 2010
as shown by the attached supporting schedule.

TIME AND FEE SUMMARY

| | | |
|-----------|--------------------------|--------|
| Warco, LJ | 0.50 hours at \$405.00 = | 202.50 |
|-----------|--------------------------|--------|

| | |
|--------------------|----------|
| Total Current Fees | \$202.50 |
|--------------------|----------|

| | |
|-----------------------|----------|
| Total Current Invoice | \$202.50 |
|-----------------------|----------|

=====

De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 572773

Jun 14, 2010 PAGE 2

Matter Name: Ronus Properties - Circuit City

For legal services rendered
through May 31, 2010

Total Current Fees \$202.50

Total Current Invoice \$202.50
=====

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REMITTANCE COPY
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De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 572773

Jun 14, 2010 PAGE 3

Detail Time Entries:

SERVICES OF LJ WARCO

05/25/10 Reviewing bankruptcy docket and related motions 0.50
 and pleadings

TOTAL HOURS BILLED .50 AT \$405.00 PER HOUR 202.50

Total Current Fees \$202.50

Total Current Invoice \$202.50

De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 572773

Jun 14, 2010 PAGE 4

BILLING SUMMARY

| | |
|-------------------------------|-------------|
| PREVIOUS BALANCE | \$665.69 |
| PAYMENTS RECEIVED - THANK YOU | (\$558.04) |
| CURRENT INVOICE | \$202.50 |
| | <hr/> |
| TOTAL BALANCE DUE | \$310.15 |
| | ===== |

Ronus, Inc.
Piazza at Paces
3290 Northside Parkway, Suite 225
Atlanta, GA 30327

Attn: Omega Rogers

INVOICE NO. 581928

File No. 28210-0198
September 15, 2010

Matter Name: Ronus Properties - Circuit City

For legal services rendered through August 31, 2010
as shown by the attached supporting schedule.

TIME AND FEE SUMMARY

| | | |
|-----------|--------------------------|--------|
| Warco, LJ | 0.60 hours at \$405.00 = | 243.00 |
|-----------|--------------------------|--------|

| | |
|--------------------|----------|
| Total Current Fees | \$243.00 |
|--------------------|----------|

| | |
|-----------------------|----------|
| Total Current Invoice | \$243.00 |
|-----------------------|----------|

=====

De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 581928

Sep 15, 2010 PAGE 2

Matter Name: Ronus Properties - Circuit City

For legal services rendered
through August 31, 2010

Total Current Fees \$243.00

Total Current Invoice \$243.00
=====

PLEASE RETURN THIS COPY WITH YOUR REMITTANCE.

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REMITTANCE COPY
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De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 581928

Sep 15, 2010 PAGE 3

Detail Time Entries:

| | | | |
|-----------------------|---|--------|----------|
| SERVICES OF LJ WARCO | | | |
| ----- | | | |
| 08/10/10 | Reviewing bankruptcy docket and any relevant motions or pleadings | | 0.60 |
| TOTAL HOURS BILLED | .60 AT \$405.00 PER HOUR | 243.00 | |
| Total Current Fees | | | \$243.00 |
| Total Current Invoice | | | \$243.00 |

De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 581928

Sep 15, 2010 PAGE 4

BILLING SUMMARY

| | |
|-------------------------------|-------------|
| PREVIOUS BALANCE | \$665.69 |
| PAYMENTS RECEIVED - THANK YOU | (\$558.04) |
| CURRENT INVOICE | \$243.00 |
| | <hr/> |
| TOTAL BALANCE DUE | \$350.65 |
| | ===== |

Ronus, Inc.
Piazza at Paces
3290 Northside Parkway, Suite 225
Atlanta, GA 30327

Attn: Omega Rogers

INVOICE NO. 584991

File No. 28210-0198
October 14, 2010

Matter Name: Ronus Properties - Circuit City

For legal services rendered through September 30, 2010
as shown by the attached supporting schedule.

TIME AND FEE SUMMARY

| | | |
|-----------|--------------------------|-------|
| Warco, LJ | 0.20 hours at \$405.00 = | 81.00 |
|-----------|--------------------------|-------|

| | |
|--------------------|---------|
| Total Current Fees | \$81.00 |
|--------------------|---------|

| | |
|-----------------------|---------|
| Total Current Invoice | \$81.00 |
|-----------------------|---------|

=====

De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 584991

Oct 14, 2010 PAGE 2

Matter Name: Ronus Properties - Circuit City

For legal services rendered
through September 30, 2010

Total Current Fees \$81.00

Total Current Invoice \$81.00
=====

PLEASE RETURN THIS COPY WITH YOUR REMITTANCE.

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REMITTANCE COPY
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De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 584991

Oct 14, 2010 PAGE 3

Detail Time Entries:

| | | | |
|-----------------------|--|--|---------|
| SERVICES OF LJ WARCO | | | |
| ----- | | | |
| 09/01/10 | Reviewing of bankruptcy court docket, including recent pleadings and motions | | 0.20 |
| TOTAL HOURS BILLED | .20 AT \$405.00 PER HOUR | | 81.00 |
| Total Current Fees | | | \$81.00 |
| Total Current Invoice | | | \$81.00 |

De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 584991

Oct 14, 2010 PAGE 4

BILLING SUMMARY

| | |
|-------------------------------|-------------|
| PREVIOUS BALANCE | \$665.69 |
| PAYMENTS RECEIVED - THANK YOU | (\$558.04) |
| CURRENT INVOICE | \$81.00 |
| | <hr/> |
| TOTAL BALANCE DUE | \$188.65 |
| | ===== |

Ronus, Inc.
Piazza at Paces
3290 Northside Parkway, Suite 225
Atlanta, GA 30327

INVOICE NO. 591923

File No. 28210-0198
December 20, 2010

Attn: Omega Rogers

Matter Name: Ronus Properties - Circuit City

For legal services rendered through November 30, 2010
as shown by the attached supporting schedule.

TIME AND FEE SUMMARY

| | | |
|-----------|--------------------------|--------|
| Warco, LJ | 0.40 hours at \$405.00 = | 162.00 |
|-----------|--------------------------|--------|

| | |
|--------------------|----------|
| Total Current Fees | \$162.00 |
|--------------------|----------|

| | |
|-----------------------|----------|
| Total Current Invoice | \$162.00 |
|-----------------------|----------|

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De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 591923

Dec 20, 2010 PAGE 2

Matter Name: Ronus Properties - Circuit City

For legal services rendered
through November 30, 2010

Total Current Fees \$162.00

Total Current Invoice \$162.00
=====

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De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 591923

Dec 20, 2010 PAGE 3

Detail Time Entries:

| SERVICES OF LJ WARCO | | | |
|---|---|----------|--|
| ----- | | | |
| 10/27/10 | Reviewing pleadings and motions on bankruptcy docket | 0.20 | |
| 11/30/10 | Reviewing notice of deadline to file claims for rejection damages | 0.20 | |
| TOTAL HOURS BILLED .40 AT \$405.00 PER HOUR | | 162.00 | |
| Total Current Fees | | \$162.00 | |
| Total Current Invoice | | \$162.00 | |

De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 591923

Dec 20, 2010 PAGE 4

BILLING SUMMARY

| | |
|-------------------------------|-------------|
| PREVIOUS BALANCE | \$665.69 |
| PAYMENTS RECEIVED - THANK YOU | (\$558.04) |
| CURRENT INVOICE | \$162.00 |
| | <hr/> |
| TOTAL BALANCE DUE | \$269.65 |
| | ===== |

Ronus, Inc.
Piazza at Paces
3290 Northside Parkway, Suite 225
Atlanta, GA 30327

INVOICE NO. 597135

File No. 28210-0198
February 16, 2011

Attn: Omega Rogers

Matter Name: Ronus Properties - Circuit City

For legal services rendered through January 31, 2011
as shown by the attached supporting schedule.

TIME AND FEE SUMMARY

| | | |
|-----------|--------------------------|--------|
| Warco, LJ | 0.90 hours at \$405.00 = | 364.50 |
| Warco, LJ | 0.40 hours at \$440.00 = | 176.00 |

| | |
|--------------------|----------|
| Total Current Fees | \$540.50 |
|--------------------|----------|

| | |
|-----------------------|---------|
| Total Current Charges | \$17.54 |
|-----------------------|---------|

| | |
|-----------------------|----------|
| Total Current Invoice | \$558.04 |
| | ===== |

De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 597135

Feb 16, 2011 PAGE 2

Matter Name: Ronus Properties - Circuit City

For legal services rendered
through January 31, 2011

| | |
|-----------------------|----------|
| Total Current Fees | \$540.50 |
| Total Current Charges | \$17.54 |
| | <hr/> |
| Total Current Invoice | \$558.04 |
| | ===== |

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REMITTANCE COPY

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De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 597135

Feb 16, 2011 PAGE 3

Detail Time Entries:

| SERVICES OF LJ WARCO | | | |
|----------------------|--|---------------------------|----------|
| ----- | | | |
| 12/21/10 | Reviewing docket and related motions and pleadings | | 0.90 |
| 01/25/11 | Obtaining W-9s from client; drafting letter and sending same to claims agent | | 0.40 |
| TOTAL HOURS BILLED | | 1.30 AT \$415.77 PER HOUR | 540.50 |
| Total Current Fees | | | \$540.50 |

Related Charges:

| | |
|-----------------------|----------|
| Copying | 2.00 |
| Overnight Courier | 15.54 |
| Total Current Charges | \$17.54 |
| Total Current Invoice | \$558.04 |

De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 597135

Feb 16, 2011 PAGE 4

BILLING SUMMARY

| | |
|-------------------------------|-------------|
| PREVIOUS BALANCE | \$665.69 |
| PAYMENTS RECEIVED - THANK YOU | (\$558.04) |
| CURRENT INVOICE | \$558.04 |
| | <hr/> |
| TOTAL BALANCE DUE | \$665.69 |
| | ===== |

Ronus, Inc.
Piazza at Paces
3290 Northside Parkway, Suite 225
Atlanta, GA 30327

INVOICE NO. 599810

File No. 28210-0198
March 14, 2011

Attn: Omega Rogers

Matter Name: Ronus Properties - Circuit City

For legal services rendered through February 28, 2011
as shown by the attached supporting schedule.

TIME AND FEE SUMMARY

| | | |
|-----------|--------------------------|-------|
| Warco, LJ | 0.20 hours at \$440.00 = | 88.00 |
|-----------|--------------------------|-------|

| | |
|--------------------|---------|
| Total Current Fees | \$88.00 |
|--------------------|---------|

| | |
|-----------------------|---------|
| Total Current Invoice | \$88.00 |
|-----------------------|---------|

=====

De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 599810

Mar 14, 2011 PAGE 2

Matter Name: Ronus Properties - Circuit City

For legal services rendered
through February 28, 2011

Total Current Fees \$88.00

Total Current Invoice \$88.00
=====

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REMITTANCE COPY
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De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 599810

Mar 14, 2011 PAGE 3

Detail Time Entries:

SERVICES OF LJ WARCO

02/07/11 Reviewing docket and relevant pleadings and motions. 0.20

TOTAL HOURS BILLED .20 AT \$440.00 PER HOUR 88.00

Total Current Fees \$88.00

Total Current Invoice \$88.00

De Waal, Ronald
FILE NUMBER: 28210-0198
INVOICE NO.: 599810

Mar 14, 2011 PAGE 4

BILLING SUMMARY

| | |
|-------------------------------|-------------|
| PREVIOUS BALANCE | \$665.69 |
| PAYMENTS RECEIVED - THANK YOU | (\$558.04) |
| CURRENT INVOICE | \$88.00 |
| | <hr/> |
| TOTAL BALANCE DUE | \$195.65 |
| | ===== |

